

Impact Fee Calculation Worksheet

Development Name:

HALL OFFICE PARK
PHASE B, BLOCK A, LOT 1

Assessment Date:

5-Dec-00

Applicant Name:

HALL/PHOENIX INWOOD, LTD

Case Number:

Water Utilities					Water Impact Fees	
Land Use Category	Basis	Input # of Basis	Equivalency Factor	Service Units	Lines and Valves	Storage and Pumping
Single Family	Lots		1.00	0	\$0	\$0
Mobile Home	Lots		0.81	0	\$0	\$0
Townhouse	Lots		0.88	0	\$0	\$0
Duplex	Lots		0.70	0	\$0	\$0
Multi-family	Units		0.90	0	\$0	\$0
Public and Semi-Public						
- School	Acre		2.64	0	\$0	\$0
- Public Hospital	Bed		0.98	0	\$0	\$0
- Other Public\Semi-Pub.	Acre		1.32	0	\$0	\$0
Parks and Open Spaces	Acre		0.27	0	\$0	\$0
Retail	Acre		2.60	0	\$0	\$0
Commercial	Acre		3.00	0	\$0	\$0
Office (per 1,000 sf)	M.S.F.	165	0.52	85.8	\$15,787	\$17,503
Airport	Acre		1.58	0	\$0	\$0
Industrial	Acre		1.58	0	\$0	\$0
Totals					\$15,787	\$17,503

Waste Water Utilities					Waste Water Impact Fees		
Land Use Category	Basis	Input # of Basis	Equivalency Factor	Service Units	Lines	Lift Stations	Treatment
Single Family	Lots		1.00	0	\$0	\$0	\$0
Mobile Home	Lots		0.79	0	\$0	\$0	\$0
Townhouse	Lots		0.88	0	\$0	\$0	\$0
Duplex	Lots		0.71	0	\$0	\$0	\$0
Multi-family	Units		0.90	0	\$0	\$0	\$0
Public and Semi-Public							
- School	Acre		2.63	0	\$0	\$0	\$0
- Public Hospital	Bed		1.06	0	\$0	\$0	\$0
- Other Public\Semi-Pub.	Acre		1.33	0	\$0	\$0	\$0
Parks and Open Spaces	Acre		0.18	0	\$0	\$0	\$0
Retail	Acre		2.65	0	\$0	\$0	\$0
Commercial	Acre		1.06	0	\$0	\$0	\$0
Office (per 1,000 sf)	M.S.F.	165	0.53	87.45	\$26,760	\$1,049	\$17,927
Airport	Acre		1.59	0	\$0	\$0	\$0
Industrial	Acre		1.59	0	\$0	\$0	\$0
Totals					\$26,760	\$1,049	\$17,927

Thoroughfares						
Note: Input Z in SA for flat 12K rate.						
Land Use Category	Basis	Input # of Basis	Equivalency Factor	Service Units	Service Area (SA)	Thoroughfare Fees
Residential (SF)/Single Family	Lots		1.00	0		\$0
Residential (SF)/Mobile Home	Lots		1.00	0		\$0
Residential (SF)/Duplex	Lots		1.00	0		\$0
Residential (MF)/Townhouse	Lots		0.61	0		\$0
Residential (MF)/Multi-family	Units		0.61	0		\$0
Public and Semi-Public						
- School	Acre		1.60	0		\$0
- Public Hospital	Acre		1.60	0		\$0
- Other Public\Semi-Pub.	Acre		1.60	0		\$0
Parks and Open Spaces	Acre		0.10	0		\$0
Retail	Acre		17.30	0		\$0
Commercial	Acre		17.30	0		\$0
Office	Acre	8.38	4.50	37.71	1C	\$134,738
Industrial	Acre		1.40	0		\$0
Total Thoroughfare Impact Fees						\$134,738

Land Dedication or Park Fees					
Land Use Category	Basis	Input # of Basis	Equivalency Factor	Land Dedication Acres	Park Fee in Lieu of Land
Single Family	Lots		1.00	0.00	\$0
Mobile Home	Lots		1.00	0.00	\$0
Townhouse	Lots		1.00	0.00	\$0
Duplex	Lots		1.00	0.00	\$0

Multi-family	Units		1.00	0.00	\$0
Land = 1: Fees = 2			Totals	0.00	\$0

Impact Fee Calculation Summary Sheet

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HALL OFFICE PARK

Assesment Date:

5-Dec-00

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HALL/PHOENIX INWOOD, LTD

Case Number:

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Water Utilities Impact Fees	Fee Totals	Credits	Remaining Due
Lines and Valves	\$15,787		\$15,787
Storage and Pumping	\$17,503		\$17,503
Total Water Utilities	\$33,290		\$33,290
Waste Water Utilities Impact Fees			
Lines	\$26,760		\$26,760
Lift Stations	\$1,049		\$1,049
Treatment	\$17,927		\$17,927
Total Waste Water Utilities	\$45,736		\$45,736
Thoroughfare Impact Fees	\$134,738	\$ 134,738	\$0
Park Land Dedication or Park Fee	Acres	Fee	
	0.00	\$0	\$0
Total Impact Fees Assessed and Due	\$213,765	\$134,738	\$79,027

Notes:

THIS PROPERTY IS COVERED BY A TOLLWAY ROW AGREEMENT
WHICH WAIVED THE THOROUGHFARE IMPACT FEES